



Office of the City Manager
5200 Emerald Parkway • Dublin, OH 43017-1090
Phone: 614-410-4400 • Fax: 614-410-4490

Memo

To: Members of Dublin City Council
From: Marsha I. Grigsby, City Manager *MIG*
Date: September 4, 2014
Initiated By: Paul A. Hammersmith, PE, Director of Engineering/City Engineer
Kenneth B. Richardson, PE, PS, Engineering Manager – Design
Phillip K. Hartmann, Assistant Law Director
Re: Ordinance 95-14 – METROCENTER OWNERS ASSOCIATION, INC.
EASEMENTS FOR RELOCATION OF OVERHEAD UTILITIES
UNDERGROUND ALONG FRANTZ ROAD

BACKGROUND

The City of Dublin (the "City") will be relocating overhead electric and telecommunications utility lines underground along Frantz Road, between Rings Road and Metro Place South (the "Project"). The Project will improve utilities and improve economic development.

MetroCenter Owners Association, Inc., (the "Grantor") owns property from which the City desires a permanent easement and a temporary easement. This property is identified as Franklin County Parcel Nos. 273-001318 and 273-001319.

After engaging in amicable negotiations, the City has come to an agreement with the Grantor to acquire the necessary property interest, pursuant to the terms outlined in this memorandum. This Ordinance authorizes acquisition for the appraised value of Eighty Five Thousand Seven Hundred Fifteen Dollars (\$85,715.00).

ACQUISITION

The City will be acquiring from the Grantor only the property interest necessary for the construction of the Project as depicted in the legal description and depiction attached to this memorandum. The City will be acquiring the property interest for its appraised value. The acquisition is detailed below:

Franklin County Parcel Nos. 273-001318 and 273-001319

Property Interest Acquiring	Description	Appraised Value
Permanent Easement	0.367 acre ±	\$55,050.00
Permanent Easement	0.102 acre ±	\$15,300.00
Permanent Easement	0.012 acre ±	\$1,800.00
Temporary Easement	0.172 acre ±	\$4,300.00
Temporary Easement	0.179 acre ±	\$4,475.00
Improvement Valuation	Trees, Lawn, etc.	\$4,790.00
Total		\$85,715.00

RECOMMENDATION

Ordinance No. 95-14 would authorize the City Manager to execute all necessary conveyance documentation to formally acquire the necessary property interest described above.

Staff recommends Council dispense with the public hearing and approve Ordinance No. 95-14 by emergency at the September 4 Council meeting in order to continue moving forward with the Project.

RECORD OF ORDINANCES

Dayton Legal Blank, Inc.

Form No. 30043

Ordinance No. 95-14

Passed , 20

AUTHORIZING THE CITY MANAGER TO EXECUTE NECESSARY CONVEYANCE DOCUMENTS TO ACQUIRE A 0.367 ACRE, MORE OR LESS, PERMANENT EASEMENT; A 0.102 ACRE, MORE OR LESS, PERMANENT EASEMENT; A 0.012 ACRE, MORE OR LESS, PERMANENT EASEMENT; A 0.172 ACRE, MORE OR LESS, TEMPORARY EASEMENT; AND A 0.179 ACRE, MORE OR LESS, TEMPORARY EASEMENT FROM METROCENTER OWNERS ASSOCIATION, INC., AT THE PROPERTY LOCATED ON FRANTZ ROAD, FOR THE RELOCATION OF OVERHEAD UTILITIES UNDERGROUND ALONG FRANTZ ROAD, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Dublin (the "City") will be relocating overhead electric and telecommunications utility lines underground along Frantz Road, between Rings Road and Metro Place South (the "Project"); and

WHEREAS, said Project requires that the City obtain certain property interest within Franklin County Parcel Nos. 273-001318 and 273-001319 owned by MetroCenter Owners Association, Inc., (the "Grantor"), said property interest more fully described and depicted in the Exhibit labeled "A," attached hereto; and

WHEREAS, the City and the Grantor participated in good faith discussions and have come to mutually agreeable terms for the acquisition of the necessary easements for the appraised value of Eighty-Five Thousand Seven Hundred Fifteen Dollars (\$85,715.00); and

WHEREAS, the City desires to execute necessary conveyance documentation to complete the transaction between the City and the Grantor.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Dublin, State of Ohio, _____ of the elected members concurring that:

Section 1. The City Manager is hereby authorized to execute all necessary conveyance documentation to acquire a 0.367 acre, more or less, permanent easement, a 0.102 acre, more or less, permanent easement, a 0.012 acre, more or less, permanent easement, a 0.172 acre, more or less, temporary easement, and a 0.179 acre, more or less, temporary easement, said temporary easements for twelve (12) months, commencing on the date construction begins, from MetroCenter Owners Association, Inc., for the appraised value of Eighty Five Thousand Seven Hundred Fifteen Dollars (\$85,715.00), said property interest located within Franklin County Parcel Nos. 273-001318 and 273-001319, and as more fully described and depicted in the attached Exhibit "A."

Section 2. This Ordinance is declared to be an emergency necessary for the immediate preservation of the public peace, health, safety or welfare, and for the further reason that obtaining the property interest is necessary for the advancement of this Project. This Ordinance shall therefore take effect immediately upon passage.

Passed this _____ day of _____, 2014.

Mayor – Presiding Officer

ATTEST:

Clerk of Council

EXHIBIT A

**PARCEL 5-P
PERMANENT UTILITY, GRADING, AND DRAINAGE EASEMENT
FROM
METROCENTER OWNER'S ASSOCIATION, INC.**

Situate in the State of Ohio, County of Franklin, City of Dublin, and being located in Virginia Military Survey No. 2419, and being part of the 1.975 acre tract conveyed to METROCENTER OWNERS ASSOCIATION, INC. (hereafter referred to as Grantor), as described in Deed Book 3719, page 325, in the Franklin County Recorder's Office, and also being a part of Reserve D in METROCENTER, the plat of which is recorded in Plat Book 55, pages 8 and 9, and bounded and described as follows:

COMMENCING at the Southeast corner of said Reserve D and being the **TRUE POINT OF BEGINNING** of the herein conveyed easement;

THENCE with the South line of said Reserve D, **South 67° 11' 34" West** for a distance of **31.33 feet**;

THENCE through the Grantor's land the following two (2) courses:

- 1) **North 6° 02' 40" West** for a distance of **395.41**;
- 2) **North 22° 58' 39" West** for a distance of **101.90 feet** to the Northerly line of said Reserve D and the South Right of Way line of Metro Place South as shown and dedicated in said METROCENTER;

THENCE with the Northerly line of said Reserve D and the South Right of Way line of Metro Place South on a non-tangent curve to the right having an **ARC LENGTH** of **34.27 feet**, a **RADIUS** of **970.00 feet**, a **DELTA ANGLE** of **2°01'27"**, and a **CHORD BEARING** of **North 82° 59' 22" East** for a **CHORD DISTANCE** of **34.27 feet** to the Right of Way lines of Metro Place South and Frantz Road as shown and dedicated in said plat of METROCENTER;

THENCE continuing with the Northerly line of Reserve D and the Right of Way lines of Metro Place South and Frantz Road on a curve to the right having an **ARC LENGTH** of **39.94 feet**, a **RADIUS** of **25.43 feet**, a **DELTA ANGLE** of **89°59'38"**, and a **CHORD BEARING** of **South 51° 00' 55" East** for a **CHORD DISTANCE** of **35.96 feet** on the West Right of Way line of Frantz Road and the East line of said Reserve D;

THENCE with the West Right of Way line of Frantz Road and the East line of Reserve D, **South 06° 02' 40" East** for a distance of **458.99 feet BACK TO THE TRUE POINT OF BEGINNING**.

The above described parcel contains 0.367 acres, which includes 0.212 acres already included in an existing easement of record, for a net additional easement area of 0.155 acres. North based on GPS observations taken on project control.

This description was prepared in November 2013 under the direct supervision of William C. LeRoy, P.S., Ohio License Number 7664, and is based upon surveys performed by Burgess & Niple, Inc. beginning in October 2010.

Burgess & Niple, Inc.



William C. LeRoy,
Registered Professional Surveyor No. 7664



12-23-2013
Date

EXHIBIT A PARCEL 5-P

State of Ohio, Franklin County, City of Dublin,
VMS No. 2419

Bike Path Easement
City of Dublin
Instrument Number
201001120004254

METRO PLACE SOUTH
Plat Book 55, Pg 8, 9

Utility and Bike Path
Easement
City of Dublin
Instrument Number
199805180120559

LOT 4
40.320 Acres

METROCENTER
OWNERS
ASSOCIATION, INC.
PID: 273-001319
DB 3719 pg. 325
1.975 Acres

RESERVE "D"
PB 55, pg 8,9

FRANTZ ROAD
Plat Book 55, Pg 8, 9

5-P
(0.367 ACRES)

TRUE POINT
OF BEGINNING

Right of Way Easement
County of Franklin
Deed Book 3106, Pg 164
Deed Book 2810, Pg 204

Bike Path
Easement
City of Dublin
Instrument
Number
200310030318866



Right of Way Easement
Village of Dublin
Official Record 01380, Pg
F03

HAWORTH REALTY COMPANY
PID: 273-000350
Instrument No.
199808050197415
1.699 Acres

ACREAGE BREAKDOWN
0.367 ACRES GROSS
0.212 ACRES (PRIOR EASEMENT OCCUPIED)

- | | | |
|----|------------------|---------------|
| 1 | S67° 12' 06"W | 31.33' |
| 2 | N6° 02' 40"W | 385.41' |
| 3 | N22° 58' 39"W | 101.80' |
| C4 | Length: 34.27' | |
| | Radius: 970.00' | |
| | Tangent: 17.14' | |
| | Delta: 2°01'27" | |
| | Chord: 34.27' | N82° 59' 22"E |
| C5 | Length: 39.94' | |
| | Radius: 25.43' | |
| | Tangent: 25.43' | |
| | Delta: 89°59'38" | |
| | Chord: 35.96' | S51° 00' 55"E |
| 6 | S6° 02' 40"E | 458.99' |

Burgess & Niple
5085 Reed Road, Columbus, Ohio 43220
(614) 469-8080

Survey for:

CITY OF DUBLIN

Metrocenter Owners
Association, Inc.
SURVEY OF
0.367 Acres

Dwg: WHW	Chk: WCL	12-17-13
Scale: SHOWN	Sht: 1 / 1	PR50708

EXHIBIT A

**PARCEL 5-T
TEMPORARY GRADING AND CONSTRUCTION EASEMENT
FROM
METROCENTER OWNER'S ASSOCIATION, INC.**

Situate in the State of Ohio, County of Franklin, City of Dublin, and being located in Virginia Military Survey No. 2419, and being part of the 1.975 acre tract conveyed to METROCENTER OWNERS ASSOCIATION, INC. (hereafter referred to as Grantor), as described in Deed Book 3719, page 325, in the Franklin County Recorder's Office, and also being a part of Reserve D in METROCENTER, the plat of which is recorded in Plat Book 55, pages 8 and 9, and bounded and described as follows:

COMMENCING at the Southeast corner of said Reserve D, **THENCE** with the South line of said Reserve D, **South 67° 12' 06" West** for a distance of **31.33 feet** to the **TRUE POINT OF BEGINNING** of the herein conveyed easement;

THENCE continuing with the South line of said Reserve D, **South 67° 12' 06" West** for a distance of **15.67 feet**;

THENCE through the Grantor's land the following two (2) courses:

- 1) **North 06° 02' 40" West** for a distance of **397.69 feet**;
- 2) **North 22° 58' 39" West** for a distance of **103.54 feet** to the North line of said Reserve D and the South Right of Way of Metro Place South as shown and dedicated in said METROCENTER;

THENCE with the North line of said Reserve D and the South Right of Way line of Metro Place South on a non-tangent curve to the right having an **ARC LENGTH** of **15.49 feet**, a **RADIUS** of **970.00 feet**, a **DELTA ANGLE** of **00°54'55"**, and a **CHORD BEARING** of **North 81° 31' 11" East** for a **CHORD DISTANCE** of **15.49 feet**;


THENCE through the Grantor's land the following two courses:

- 1) **South 22° 58' 39" East** for a distance of **101.90 feet**;
- 2) **South 06° 02' 40" East** for a distance of **395.41 feet BACK TO THE TRUE POINT OF BEGINNING**.

The above described parcel contains 0.172 acres. North based on GPS observations taken on project control.

This description was prepared in November 2013 under the direct supervision of William C. LeRoy, P.S., Ohio License Number 7664, and is based upon surveys performed by Burgess & Niple, Inc. beginning in October 2010.

Burgess & Niple, Inc.


William C. LeRoy,
Registered Professional Surveyor No. 7664



12-23-2013
Date

EXHIBIT A PACEL 5-T

State of Ohio, Franklin County, City of Dublin,
VMS No. 2419

Bike Path Easement
City of Dublin
Instrument Number
201001120004254

METRO PLACE SOUTH
Plat Book 55, Pg 8, 9

Utility and Bike Path
Easement
City of Dublin
Instrument Number
199805180120559

LOT 4
40.320 Acres

METROCENTER
OWNERS
ASSOCIATION, INC.
PID: 273-001319
DB 3719 pg. 325
1.975 Acres

RESERVE "D"
PB 55, pg 8,9

TRUE POINT
OF BEGINNING

FRANTZ ROAD
Plat Book 55, Pg 8, 9

5-T
(0.172 ACRES)

POINT OF
COMMENCEMENT

Right of Way Easement
County of Franklin
Deed Book 3106, Pg 164
Deed Book 2810, Pg 204

Bike Path
Easement
City of Dublin
Instrument
Number
200310030318866

Right of Way Easement
Village of Dublin
Official Record 01380, Pg
F03



- | | | |
|----|-----------------|---------------|
| 1 | S67° 12' 06"W- | 31.33' |
| 2 | S67° 12' 06"W | 15.67' |
| 3 | N06° 02' 40"W- | 397.69' |
| 4 | N22° 58' 39"W | 103.54' |
| C5 | Length: 15.49' | |
| | Radius: 970.00' | |
| | Tangent: 7.75' | |
| | Delta: 0°54'55" | |
| | Chord: 15.49' | |
| 6 | S22° 58' 39"E | N81° 31' 11"E |
| 7 | S06° 02' 40"E | 395.41' |

HAWORTH REALTY COMPANY
PID: 273-000350
Instrument No.
199808050197415
1.699 Acres

Burgess & Niple
5085 Reed Road, Columbus, Ohio 43220
(614) 469-2050

Survey for:

CITY OF DUBLIN

Metrocenter Owners
Association, Inc.
SURVEY OF
0.172 Acres

Dwg: WHW	Chk: WCL	12-17-13
Scale: SHOWN	Sht: 1 / 1	PR50708

EXHIBIT A

**PARCEL 6-P
PERMANENT UTILITY, GRADING, AND DRAINAGE EASEMENT
FROM
METROCENTER OWNER'S ASSOCIATION, INC.**

Situate in the State of Ohio, County of Franklin, City of Dublin, and being located in Virginia Military Survey No. 2419, and being part of the 3.068 acre tract conveyed to METROCENTER OWNERS ASSOCIATION, INC. (hereafter referred to as Grantor), as described in Deed Book 3719, page 325, in the Franklin County Recorder's Office, and also being a part of Reserve C in METROCENTER, the plat of which is recorded in Plat Book 55, pages 8 and 9, and bounded and described as follows:

COMMENCING at the southwest corner of said Reserve C, **THENCE** with the South line of Reserve C and the North Right of Way line of Metro Place South, as shown and dedicated in said METROCENTER, on a non-tangent curve to the right having an **ARC LENGTH of 50.62 feet**, a **RADIUS of 1030.00 feet**, a **DELTA ANGLE of 02° 48' 58"**, and a **CHORD BEARING of North 80° 07' 28" East** for a **CHORD DISTANCE of 50.62 feet** to the **TRUE POINT OF BEGINNING** of the herein conveyed easement;

THENCE through the Grantor's land the following four (4) courses:

- 1) **North 06° 00' 45" West** for a distance of **158.12 feet**;
- 2) **North 83° 59' 15" East** a distance of **30.00 feet**;
- 3) **South 06° 00' 45" East** for a distance of **129.76 feet**;
- 4) **South 28° 46' 17" West** for a distance of **34.23 feet** to the South line of said Reserve C and the North Right of Way line of said Metro Place South;

THENCE with the South line of said Reserve C and the North Right of Way line of said Metro Place South on a non-tangent curve to the left having an **ARC LENGTH of 10.48 feet**, a **RADIUS of 1030.00 feet**, a **DELTA ANGLE of 00° 34' 58"**, and a **CHORD BEARING of South 82° 39' 32" West** for a **CHORD DISTANCE of 10.48 feet BACK TO THE TRUE POINT OF BEGINNING**.

The above described parcel contains 0.102 acres. North based on GPS observations taken on project control.

This description was prepared in November 2013 under the direct supervision of William C. LeRoy, P.S., Ohio License Number 7664, and is based upon surveys performed by Burgess & Niple, Inc. beginning in October 2010.

Burgess & Niple, Inc.



William C. LeRoy,
Registered Professional Surveyor No. 7664



12-23-2013
Date

EXHIBIT A PARCEL 6-P & 6-P-1

State of Ohio, Franklin County, City of Dublin,
VMS No. 2419 & 2542

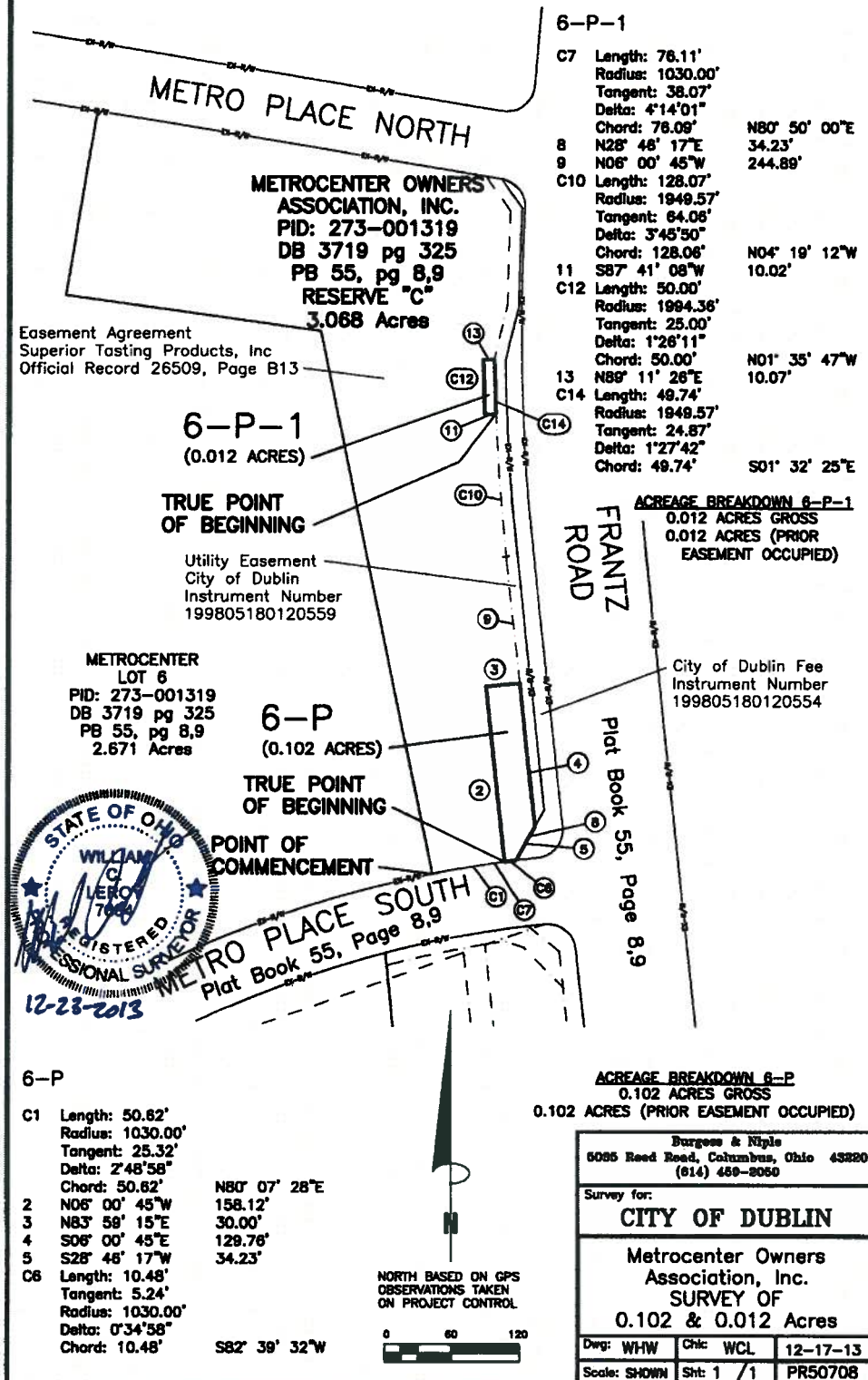


EXHIBIT A

**PARCEL 6-P1
PERMANENT UTILITY, GRADING, AND DRAINAGE EASEMENT
FROM
METROCENTER OWNER'S ASSOCIATION, INC.**

Situate in the State of Ohio, County of Franklin, City of Dublin, and being located in Virginia Military Survey No. 2419, and being part of the 3.068 acre tract conveyed to METROCENTER OWNERS ASSOCIATION, INC. (hereafter referred to as Grantor), as described in Deed Book 3719, page 325, in the Franklin County Recorder's Office, and also being a part of Reserve C in METROCENTER, the plat of which is recorded in Plat Book 55, pages 8 and 9, and bounded and described as follows:

COMMENCING at the southwest corner of said Reserve C, **THENCE** with the South line of said Reserve C and the North Right of Way line of Metro Place South, as shown and dedicated in said METROCENTER plat, on a non-tangent curve to the right having an **ARC LENGTH** of 76.11 feet, a **RADIUS** of 1030.00 feet, a **DELTA ANGLE** of 04° 14' 01", and a **CHORD BEARING** of North 80° 50' 00" East for a **CHORD DISTANCE** of 76.09;

THENCE through the Grantor's land the following three (3) courses:

- 1) North 28° 46' 17" East for a distance of 34.23 feet;
- 2) North 06° 00' 45" West for a distance of 244.89 feet;
- 3) on a curve to the right having an **ARC LENGTH** of 128.07 feet, a **RADIUS** of 1949.57 feet, a **DELTA ANGLE** of 03° 45' 50", and a **CHORD BEARING** of North 04° 19' 12" West for a **CHORD DISTANCE** of 128.06 feet to the **TRUE POINT OF BEGINNING** of the herein conveyed easement;


THENCE continuing through the Grantor's land the following four (4) courses:

- 1) South 87° 41' 08" West for a distance of 10.02 feet;
- 2) on a non-tangent curve to the right having an **ARC LENGTH** of 50.00 feet, a **RADIUS** of 1994.36 feet, a **DELTA ANGLE** of 01° 26' 11", and a **CHORD BEARING** of North 01° 35' 47" West for a **CHORD DISTANCE** of 50.00 feet;
- 3) North 89° 11' 26" East for a distance of 10.07 feet;
- 4) on a non-tangent curve to the left having an **ARC LENGTH** of 49.74 feet, a **RADIUS** of 1949.57 feet, a **DELTA ANGLE** of 01° 27' 42", and a **CHORD BEARING** of South 01° 32' 25" East for a **CHORD DISTANCE** of 49.74 feet **BACK TO THE TRUE POINT OF BEGINNING**.

The above described parcel contains 0.012 acres. North based on GPS observations taken on project control.

This description was prepared in November 2013 under the direct supervision of William C. LeRoy, P.S., Ohio License Number 7664, and is based upon surveys performed by Burgess & Niple, Inc. beginning in October 2010.

Burgess & Niple, Inc.


William C. LeRoy,
Registered Professional Surveyor No. 7664



12-23-2013
Date

EXHIBIT A PARCEL 6-P & 6-P-1

State of Ohio, Franklin County, City of Dublin,
VMS No. 2419 & 2542

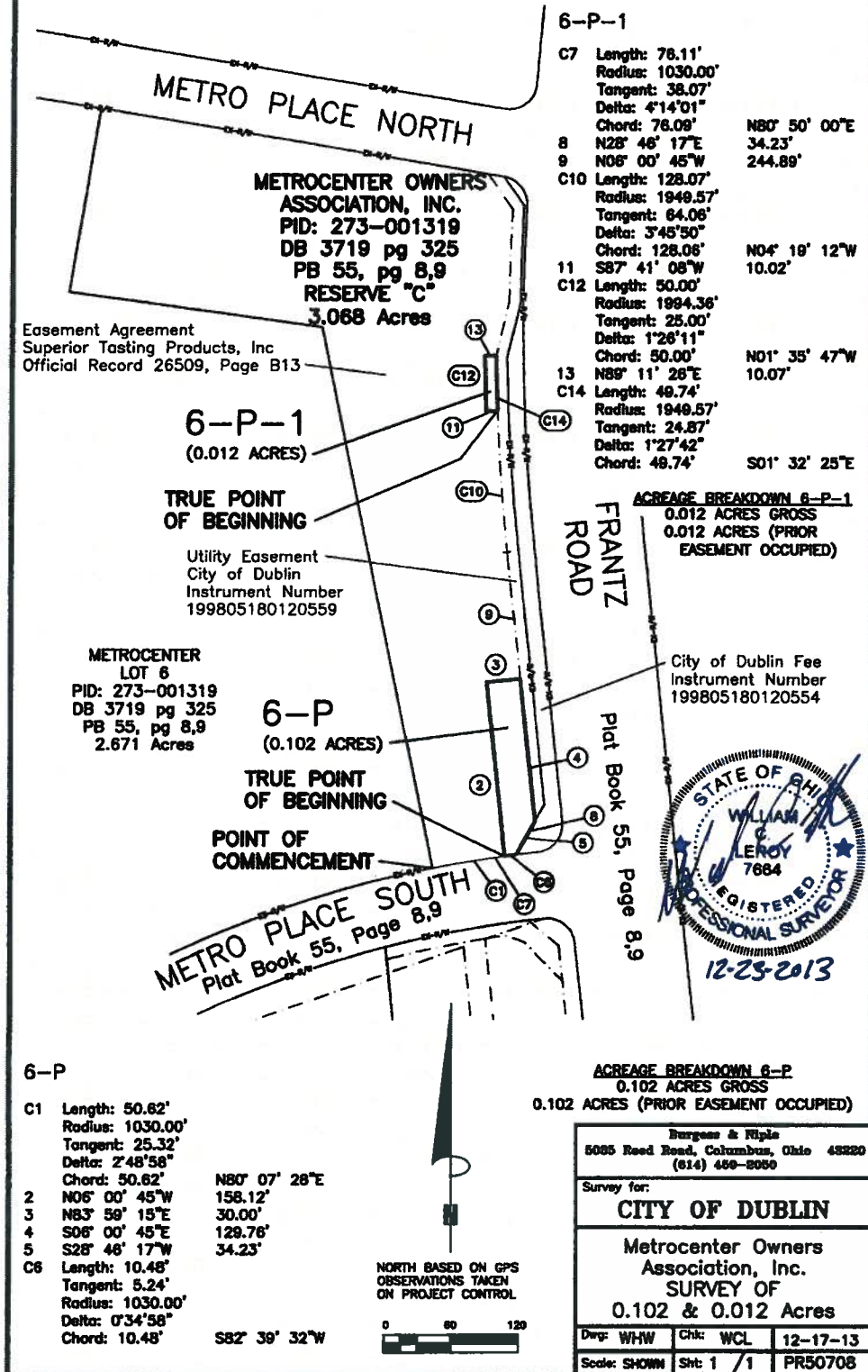


EXHIBIT A

**PARCEL 6-T
TEMPORARY GRADING AND CONSTRUCTION EASEMENT
FROM
METROCENTER OWNER'S ASSOCIATION, INC.**

Situate in the State of Ohio, County of Franklin, City of Dublin, and being located in Virginia Military Survey No. 2419, and being part of the 3.068 acre tract deeded to METROCENTER OWNERS ASSOCIATION, INC. (hereafter referred to as Grantor), as described in Deed Book 3719, page 325, in the Franklin County Recorder's Office, and also being a part of Reserve C in METROCENTER, the plat of which is recorded in Plat Book 55, pages 8 and 9, and bounded and described as follows:

COMMENCING at the southwest corner of said Reserve C, **THENCE** with the South line of said Reserve C and the North Right of Way line of Metro Place South, as shown and dedicated in said METROCENTER plat, on a non-tangent curve to the right having an **ARC LENGTH** of **50.62 feet**, a **RADIUS** of **1030.00 feet**, a **DELTA ANGLE** of **02° 48' 58"**, and a **CHORD BEARING** of **North 80° 07' 28" East** for a **CHORD DISTANCE** of **50.62 feet** to the **TRUE POINT OF BEGINNING** of the herein conveyed easement;

THENCE through the Grantor's land the following fifteen (15) courses:

- 1) **North 06° 00' 45" West** for a distance of **173.65 feet**;
- 2) **North 83° 59' 15" East** for a distance of **30.00 feet**;
- 3) **North 06° 00' 45" West** for a distance of **100.13 feet**;
- 4) on a curve to the right having an **ARC LENGTH** of **114.04 feet**, a **RADIUS** of **1,999.36 feet**, a **DELTA ANGLE** of **03° 16' 05"**, and a **CHORD BEARING** of **North 04° 22' 42" West** for a **CHORD DISTANCE** of **114.03 feet**;
- 5) **South 87° 41' 08" West** for a distance of **10.00 feet**;
- 6) on a non-tangent curve to the right having an **ARC LENGTH** of **80.40 feet**, a **RADIUS** of **2009.36 feet**, a **DELTA ANGLE** of **02° 17' 33"**, and a **CHORD BEARING** of **North 01° 35' 46" West** for a **CHORD DISTANCE** of **80.39 feet**;
- 7) **North 89° 11' 26" East** for a distance of **28.82 feet**;
- 8) **South 13° 22' 05" West** for a distance of **15.47 feet**;
- 9) **South 89° 11' 26" West** for a distance of **10.07 feet**;
- 10) on a non-tangent curve to the left having an **ARC LENGTH** of **50.00 feet**, a **RADIUS** of **1994.36 feet**, a **DELTA ANGLE** of **01° 26' 11"**, and a **CHORD BEARING** of **South 01° 35' 47" East** for a **CHORD DISTANCE** of **50.00 feet**;
- 11) **North 87° 41' 08" East** for a distance of **10.02 feet**;
- 12) on a non-tangent curve to the left having an **ARC LENGTH** of **128.08 feet**, a **RADIUS** of **1949.57 feet**, a **DELTA ANGLE** of **03° 45' 50"**, and a **CHORD BEARING** of **South 04° 09' 12" East** for a **CHORD DISTANCE** of **128.05 feet**;
- 13) **South 06° 00' 45" East** for a distance of **115.13 feet**;
- 14) **South 83° 59' 15" West** for a distance of **30.00 feet**;
- 15) **South 06° 00' 45" East** for a distance of **158.12 feet** to the South line of said Reserve C and the North Right of Way line of Metro Place South;

THENCE with the South line of said Reserve C and the North Right of Way line of Metro Place South on a non-tangent curve to the left having an **ARC LENGTH** of **15.01 feet**, a **RADIUS** of **1030.00 feet**, a **DELTA ANGLE** of **00° 50' 06"**, and a **CHORD BEARING** of **South 81° 57' 00" West** for a **CHORD DISTANCE** of **15.01 feet** **BACK TO THE TRUE POINT OF BEGINNING**;

The above described parcel contains 0.179 acres. North based on GPS observations taken on project control.

Parcel 6-T

This description was prepared in November 2013 under the direct supervision of William C. LeRoy, P.S., Ohio License Number 7664, and is based upon surveys performed by Burgess & Niple, Inc. beginning in October 2010.

Burgess & Niple, Inc.



William C. LeRoy,
Registered Professional Surveyor No. 7664



12-23-2013

Date

EXHIBIT A PARCEL 6-T

State of Ohio, Franklin County, City of Dublin,
VMS No. 2419 & 2542

